



# COUNTY OF LOS ANGELES

## DEPARTMENT OF PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

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IN REPLY PLEASE  
REFER TO FILE: **B-5**

August 12, 2004

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Dear Supervisors:

**AS-NEEDED BUILDING AND SAFETY  
INSPECTION/PERMIT TECHNICIAN SERVICES  
AUTHORIZE SUPPLEMENTAL AGREEMENT  
ALL SUPERVISORIAL DISTRICTS  
3 VOTES**

**IT IS RECOMMENDED THAT YOUR BOARD:**

1. Find that the execution of a supplemental agreement with JAS Pacific, Inc., as described below, is categorically exempt from the requirements of California Environmental Quality Act (CEQA).
2. Authorize the Director of Public Works, or his designee, to execute a supplemental agreement with JAS Pacific for a not-to-exceed fee of \$2,700,000, for as-needed building and safety inspection and permit technician services, with the following considerations:
  - a. Annual not-to-exceed supplemental fee of \$700,000 for the first year of the agreement.
  - b. Annual not-to-exceed supplemental fee of \$1,000,000 for each of the two remaining option years.

Financing of the supplemental fees is available from the County Engineer General Fund and will be reimbursed by funding from fees for services.

### **PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

The recommended supplemental agreement will allow continued services with JAS Pacific through the end of the first year of the agreement and through the end of the three-year contract term on October 31, 2006, for as-needed building and safety inspection and permit technician services. The supplemental agreement will ensure that the appropriate levels of services are maintained in the inspection and permitting duties for the construction of buildings in the private sector. The terms and fees of the original agreement will remain the same for the supplemental agreement.

On October 8, 2003, your Board approved consultant services agreements for four consulting firms for as-needed Building and Safety inspection and permit technician services. This recommended supplemental agreement applies to JAS Pacific to augment the previously approved consultant services agreement total not-to-exceed fee of \$6,600,000 for the three-year term.

The approved consultant services agreement has allowed Public Works' Building and Safety Division the ability to augment staff levels on an as-needed basis. This flexibility is needed to meet the intermittent need for additional inspection and permit technician services that have resulted from the high-level of construction activity.

### **Implementation of Strategic Plan Goals**

This action meets the Strategic Plan Goals of Service Excellence and Organizational Effectiveness by providing the public with timely permit issuance and inspection services that help maintain construction scheduling, stimulate the local economy, and green light private sector building construction while maintaining public safety.

### **FISCAL IMPACT/FINANCING**

The recommended supplemental agreement with JAS Pacific increases the total not-to-exceed fee by \$2,700,000 for a total of \$9,300,000. This is the maximum projected cost through the end of the agreement ending on October 31, 2006. There will be no impact on net County cost.

Financing of the supplemental agreement for the remainder of the first year of the agreement is available from the Fiscal Year 2004-05 County Engineer General Fund budget. Financing for subsequent year renewals will be made available in those year's budgets. All costs will be reimbursed by funding from fees for services.

### **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

A standard supplemental agreement, in the form previously approved by County Counsel, will be used. The existing consultant services agreement, which is exempt from the requirements of Proposition A because the services are required on a part-time or intermittent basis, includes the standard Board-directed clauses that provide for contract termination, renegotiation, hiring qualified displaced County employees, and consideration of Greater Avenues for Independence Program/General Relief Opportunity for Work participants for future employment.

JAS Pacific is in full compliance with Los Angeles County Code Chapter 2.200 (Child Support Compliance Program), Chapter 2.203 (Contractor Employee Jury Service Program), and the Safely Surrendered Baby Law.

### **ENVIRONMENTAL DOCUMENTATION**

Awarding this supplemental agreement is categorically exempt from the requirements of CEQA pursuant to Sections 15309 (Class 9) and 15321 (Class 21) of the CEQA Guidelines.

### **CONTRACTING PROCESS**

On October 8, 2003, your Board authorized services Contract PW12719 with JAS Pacific to provide as-needed Building and Safety inspection and permit technician services for a term of one-year with two, one-year renewal options for an annual not-to-exceed fee of \$2,200,000. The total maximum not-to-exceed fee is \$6,600,000. The recommended supplemental agreement for a not-to-exceed fee of \$700,000 will allow JAS Pacific to continue services through the end of the first year of the contract. The supplemental agreement also provides for a supplemental fee augmentation of \$1,000,000 for each of the two remaining option renewals. Fees for current services have been reviewed by Public Works and remain reasonable for the services provided.

JAS Pacific's Community Business Enterprises participation data and three-year contracting history with the County are on file with Public Works.

In accordance with the Chief Administrative Officer's June 15, 2001, instructions, this is Public Works' assurance that this consultant will not be requested to perform services which will exceed the agreement's approved amount, scope of work, and/or dates.

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**IMPACT ON CURRENT SERVICES (OR PROJECTS)**

There will be no impact on current County services during the performance of the recommended consultant services.

**CONCLUSION**

One approved copy of this letter is requested.

Respectfully submitted,

DONALD L. WOLFE  
Interim Director of Public Works

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cc: Chief Administrative Office  
County Counsel  
Department of Social Services (GAIN/GROW Program)